**THIS INSTRUMENT PREPARED BY:**

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

**STATE OF TENNESSEE)** BOOK 9504PG144
**COUNTY OF DAVIDSON)**

The actual consideration or value, whichever is greater, for this transfer is $ 74,900.00

Christy Los
Affiant

Subscribed and sworn to before me, this 26th day of October 1994

Mitchell A Watts
Notary Public

My Commission Expires: 11-22-97

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

| Address New Owner: | Send Tax Bills To: | Map & Parcel Nos. |
|---|---|---|
| CHRISTY LOS<br>1808 Eastland Avenue<br>Nashville, Tennessee 37206 | PNC MORTGAGE CORP.<br>440 North Fairway Drive<br>Vernon Hills, Illinois 60061 | MAP 83-6<br>PARCEL 371 |

## WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of SEVENTY FOUR THOUSAND NINE HUNDRED AND NO/100---------- ($ 74,900.00 ) DOLLARS, cash in hand paid by the hereinafter named Grantee___, the receipt of which is hereby acknowledged, I , TERRY JAY SANCHEZ, MARRIED

hereinafter called the Grantor___, have bargained and sold, and by these presents do transfer and convey unto CHRISTY LOS, UNMARRIED hereinafter called the Grantee___, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING a part of Lot No. 8 on W.L. Horn's Spout Springs Addition of record in Book 57, page 106, Register's Office for Davidson County, Tennessee, and being known as Lot No. 1 on the Resubdivision of a part of said Lot No. 8 of record in Book 4060, page 105, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING at a point in the southerly margin of Eastland Avenue, said point being the northwesterly corner of land conveyed to James D. McConnell and wife, Patricia A. McConnell, of record in Book 4257, page 6, Register's Office for Davidson County, Tennessee; thence in a southerly direction and with the westerly line of the McConnell lands, 305.0 feet, to a point; thence in a westerly direction, 58.0 feet, to a point, being the southeasterly rear corner of land conveyed to A.E. Carver and wife, of record in Book 2695, page 214, Register's Office Davidson County, Tennessee; thence with Carver's easterly line and in a northerly direction, 305.0 feet, to a point in the southerly margin of Eastland Avenue, said point being Carver's northeasterly front corner; thence with the southerly margin of Eastland Avenue and in an easterly direction, 58.0 feet, to the point of beginning.

BEING the same property conveyed to Terry Jay Sanchez, unmarried, by deed from Thomas A. Setaro, unmarried, and Wendy Setaro, unmarried, of record in Book

CONTINUED

This is improved property known as 1808 Eastland Avenue, Nashville, Tennessee 37206

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE___, her heirs and assigns, forever.

GRANTOR___ COVENANT s with the said GRANTEE___ that he is lawfully seized and possessed of said land in fee simple, ha s good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of W.L. Horn's Spout Springs Addition of record in Book 57 , page 106 , Register's Office for Davidson County, Tennessee.

GRANTOR___ FURTHER COVENANTs__ and bind_s_ himself___, his___ heirs and representatives to warrant and forever defend the title to the said GRANTEE___, her___ heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand on this the 26th day of October, 19 94.

TERRY JAY SANCHEZ

Conni F. Sanchez
By Terry Jay Sanchez
ATTY/ 22 Fact

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

**STATE OF TENNESSEE)**
**COUNTY OF DAVIDSON)**

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named TERRY JAY SANCHEZ, MARRIED, the bargainor___, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 26th day of October, 1994.

My Commission Expires: November 22, 1997

Notary Public

---

**STATE OF TENNESSEE)**
**COUNTY OF DAVIDSON)**

Before me, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____oath___ acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal this _____day of _____, 19 ____.

My Commission Expires: _____

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared, TERRY JAY SANCHEZ, to me known to be the person who executed the foregoing instrument in behalf of CONNI F. SANCHEZ, and acknowledged that he executed the same as the free act and deed of the said CONNI F. SANCHEZ.

Witness my hand and seal this 26th day of October, 1994.

Notary Public

My commission expires: 11/22/97

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

LEGAL DESCRIPTION CONTINUATION

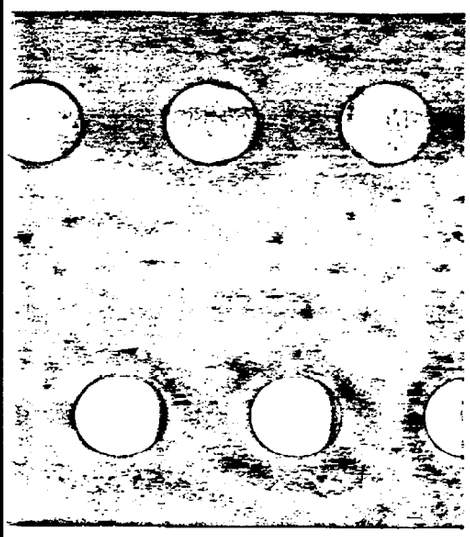
8148, page 420, Register's Office for Davidson County, Tennessee; the said Terry Jay Sanchez having since married.

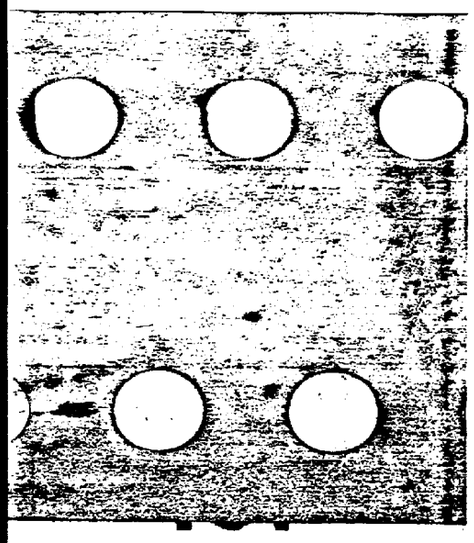
CONNI F. SANCHEZ, spouse of Terry Jay Sanchez, joins in this conveyance to convey any interest she may have in subject property, particularly any marital interest.

2101 10/28 0101 03CHECK 290.13

03618
IDENTIF. & REFERENCE

94 OCT 28 AM 9:15
REGISTER
DAVIDSON COUNTY, TN.





**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 9504 PG 147

| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|

CAMT 74900.00
CON TX 277.13
PRFEE 1.00
WDEED 12.00
TOTAL 290.13
CHECK 290.13

10/28/94 01 09:17 0001 2101

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

03618
IDENTIF. # REFERENCE

94 OCT 28 AM 9:15
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

**No.** 848419